

Order No: 118530
When Recorded Mail To:
Gregory J. Russell
413 North 2200 West
West Point, UT 84015

14-462-0014

SPECIAL WARRANTY DEED

Castle Creek Homes, LLC, grantor,
hereby CONVEY(S) AND WARRANT(S) against all claiming by, through or under to
Gregory J. Russell and Becky W. Russell, husband and wife as joint tenants, grantee,
of 413 North 2200 West, West Point, Utah 84015
for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract of land in Davis
County, Utah:

SEE ATTACHED EXHIBIT "A"

Grantor conveys and forever terminates its interest to the real property described above with the following
warranties:

1. Grantor is a duly licensed contractor in the State of Utah
2. Grantor and Grantee have entered into a written contract for the construction of a single family dwelling on
subject property.
3. Grantee has paid the total amount due under said contract.
4. Grantee is purchasing the dwelling for the express purpose of occupying the same as their primary dwelling.
5. Grantor has paid, or will pay from the final proceeds of the contract, all subcontractors, material men or
suppliers.

Subject to easements, restrictions and rights of way of record.
WITNESS, the hands of said grantors, 2 day of January, 2014
Signed in the presence of:

Castle Creek Homes, LLC

By: 
Mike Schultz, Managing Member

By: _____

State of Utah

County of Davis

On the 2nd day of January, 2014, personally appeared before me Mike Schultz, Manager(s)/Member(s), known to
me to be a member(s)/manager(s) or designated agent(s) of the limited liability company that executed the instrument
and acknowledged the instrument to be the free and voluntary act and deed of the limited liability company, by
authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein
mentioned, and on oath state that he or she (they) is(are) authorized to execute this instrument and in fact executed
the instrument on behalf of the limited liability company.


Notary Public:

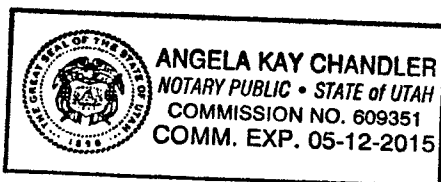


EXHIBIT "A"

**ALL OF LOT 14, BISON POINTE SUBDIVISION, WEST POINT CITY, DAVIS COUNTY, UTAH,
ACCORDING TO THE OFFICIAL PLAT THEREOF.**

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